acceptable check at the time the property is knocked down to the purchaser. The balance of the purchase price in full upon ratification of the sale; settlement to be completed within 30 days after the ratification of the sale; purchaser to pay interest on the entire unpaid amount from the date of ratification to the date of settlement at the rate of 8% per annum; taxes to be adjusted to the date of ratification. If the purchaser fails to settle within 30 days after the ratification the deposit shall be forfeited and the land and premises resold upon the same terms as herein specified.

As soon as convenient after such sale the said trustees shall return to this Court a full and particular account of the same with an affidavit of the truth thereof and the fairness of the sale annexed, and on the ratification of such sale by this Court and on the payment of the whole purchase price, and not before; the said trustees by good and sufficient deed to be executed and acknowledged according to law shall convey to the purchaser or purchasers of said property or to his, her or their heirs the property and estate to him, her or them sold free, clear and discharged from all claim of the parties to this cause and of any person or persons claiming by, from, or under them or any of them.

And the said trustees shall bring into this Court the money arising from said sale to be deposited under the direction of this Court after deducting therefrom the cost of this suit.

and such commissions to the said trustees as is usually allowed